

CITY OF BRENNHAM  
PHA PLAN

**5-Year Plan for FY 2000 - 2004**

**Annual Plan for FY 2003**

**PHAPlan  
AgencyIdentification**

**PHAName:** CityofBrenhamHo usingChoiceVoucherProgram

**PHANumber:** TX540

**PHAFiscalYearBeginning:**10/01/03

**PHAPlanContactInformation:**

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**PublicAccessToInformation**

**Informationregard inganyactivitiesoutlinedinthisplancanbeobtainedbycontacting:**

MainadministrativeofficeofthePHA

**DisplayLocationsForPHAPlansandSupportingDocuments**

ThePHAPlans(includingattachments)areavailableforpublicinspectionat:

MainadministrativeofficeofthePHA

PHAPlanSupportingDocumentsareavailableforinspectionat:(selectallthatapply)

MainbusinessofficeofthePHA

**PHAProgramsAdministered :**

Section8Only

# Annual PHA Plan Fiscal Year 2003

[24CFR Part 903 .7]

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<b>Attachments</b>	
<input checked="" type="checkbox"/> Attachment A: Supporting Documents Available for Review	
<input checked="" type="checkbox"/> Attachment B: Comments of Residents & Explanation of PHA Response (must be attached if not included in PHA Plan text)	
<input checked="" type="checkbox"/> Other (List below, providing each attachment name)	
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## 1. Summary of Policy or Program Changes for the Upcoming Year

There will not be any drastic policy or program changes during the upcoming Fiscal Year. The HCVP will continue to work towards increasing its level of accountability and quality of services provided. Since a satellite office has been established for the TX540, a lot of issues should be addressed more rapidly and with greater understanding of the area.

## **2. Voucher Homeownership Program**

[24CFR Part 903.79(k)]

- A. NO. Does the PHA plan to administer a Section 8 Homeownership program pursuant to Section 8(y) of the U.S.H.A. of 1937, as implemented by 24CFR parts 982? (If "No", skip to next component; if "yes", describe each program using the table below (copy and complete questions for each program identified.)

## **3. Other Information**

### **A. Residents' Recommendations and PHA Response**

1. Yes: Did the PHA receive any comments on the PHA Plan from the Residents?
2. See Attachment B

In what manner did the PHA address those comments?

We considered the comments, but determined that no changes to the PHA Plan were necessary at this time. An explanation of the PHA's consideration is included at the end of the Comments.

### **B. Statement of Consistency with the Consolidated Plan**

1. Consolidated Plan jurisdiction: Cities of Bryan and College Station, State of Texas
2. The PHA has taken the following steps to ensure consistency of this PHA Plan with the Consolidated Plan for the jurisdiction: (select all that apply)

- ☒ The PHA has based its statement of needs of families in the jurisdiction on the needs expressed in the Consolidated Plan/s.
- ☐ The PHA has participated in any consultation process organized and offered by the Consolidated Plan agency in the development of the Consolidated Plan.

No: Does the PHA request financial or other support from the State or local government agency in order to meet the needs of its public housing residents or inventory? If yes, please list the 5 most important requests below:

## **C.CriteriaforSubstantialDeviationandSignificantAmendments**

### **1. AmendmentandDeviationDefinitions**

24CFRPart903.7(r)Therewillnotbeasubstantialdeviationfromthe5yearplan.

**A. SubstantialDeviationfromthe5 -yearPlan:Anychange intheMissionStatementfor theAgencyoranadditionordeletionof50%oftheprogramgoalsandobjectives.**

**B. SignificantAmendmentorModificationtotheAnnualPlan:**

- **Anychangethatisadeviationfromthelocalconsolidatedplan.**
- **Anychangeinapolicythatwouldnecessitateapublichearing.**



**Attachment A**  
**Supporting Documents Available for Review**

<b>List of Supporting Documents Available for Review</b>		
<b>Applicable &amp; On Display</b>	<b>Supporting Document</b>	<b>Related Plan Component</b>
YES	PHA Plan Certifications of Compliance with the PHA Plans and Related Regulations	5 Year and Annual Plans
YES	State/Local Government Certification of Consistency with the Consolidated Plan (not required for this update)	5 Year and Annual Plans
YES	Fair Housing Documentation Supporting Fair Housing Certifications: Records reflecting that the PHA has examined its programs or proposed programs, identified any impediments to fair housing choice in those programs, addressed or is addressing those impediments in a reasonable fashion in view of the resources available, and worked or is working with local jurisdiction to implement any of the jurisdictions' initiatives to affirmatively further fair housing that require the PHA's involvement.	5 Year and Annual Plans
YES	Housing Needs Statement of the Consolidated Plan for the jurisdiction/s in which the PHA is located and any additional backup data to support statement of housing needs in the jurisdiction	Annual Plan: Housing Needs
YES	Section 8 Administrative Plan	Annual Plan: Eligibility, Selection, and Admissions Policies
YES	Schedule of flat rent to be offered each public housing development <input type="checkbox"/> Check here if included in the public housing A&O Policy	Annual Plan: Rent Determination
YES	Section 8 rent determination (payment standard) policies <input type="checkbox"/> Check here if included in Section 8 Administrative Plan	Annual Plan: Rent Determination
YES	Results of latest Section 8 Management Assessment System (SEMAP)	Annual Plan: Management and Operations
YES	Any required policies governing any Section 8 special housing types <input type="checkbox"/> Check here if included in Section 8 Administrative Plan	Annual Plan: Operations and Maintenance
YES	Section 8 informal review and hearing procedures <input type="checkbox"/> Check here if included in Section 8 Administrative Plan	Annual Plan: Grievance Procedures
N/A	Policies governing any Section 8 Homeownership program (Section _____ of the Section 8 Administrative Plan)	Annual Plan: Homeownership
YES	Cooperation agreement between the PHA and the TANF agency and between the PHA and local employment and training service agencies	Annual Plan: Community Service & Self-Sufficiency

<b>List of Supporting Documents Available for Review</b>		
<b>Applicable &amp; On Display</b>	<b>Supporting Document</b>	<b>Related Plan Component</b>
YES	FSS Action Plan/s for public housing and/or Section 8	Annual Plan: Community Service & Self-Sufficiency
YES	Section 3 documentation required by 24 CFR Part 135, Subpart E	Annual Plan: Community Service & Self-Sufficiency
YES	The results of the most recent fiscal year audit of the PHA conducted under section 5(h)(2) of the U.S. Housing Act of 1937 (42 U.S.C. 1437c(h)), the results of that audit and the PHA's response to any findings	Annual Plan: Annual Audit
YES	Troubled PHAs: MOA/Recovery Plan	Troubled PHAs
YES	Other supporting documents (optional) (List individually; use as many lines as necessary)	(Specify as needed)



## ATTACHMENTB:SurveyResponse

This is a survey that was conducted during several meetings of HCVP clients.

1. What are the reasons you want to move?

- Need a bigger unit
- Needed a different environment
- Fire in unit
- Amenities
- Units sold
- Rats and mice

2. How many times have you moved in the last 5 years?

- \_4\_(0) \_5\_(1) \_7\_(2) \_2\_(3) \_2\_(4) \_\_\_\_\_(5)

3. How do you find another place to live?

- In the same complex
- Newspaper
- Search hard and long
- Telephone
- Landlord called them

4. What is the most important thing when looking for a new place?

- Safety
- Neighborhood
- Financial status

5. How well do you understand the HCVP Program?

- Good
- Pretty well
- Very well

6. Do you get enough information from your caseworker to know what the requirements are?

- Yes

7. Do you get enough information to know how to calculate how much your rent is?

- Yes

8. If you have a problem with your HCVP assistance, do you know whom to call?

- Yes

9. List barriers to getting and keeping a job.

- Reporting job/income
- Health
- Childcare
- Transportation
- None
- Dress code
- Education and training

## **ATTACHMENT C: Resident Member on the PHA Board**

The Brazos Valley Council of Governments Housing Choice Voucher Program's Board of Directors is made up of elected officials and persons appointed by the County Judges. Therefore, we do not have resident representation on the Board.

## **ATTACHMENT D: Membership of the Resident Advisory Board**

The HCVPU utilizes the entire list of participants within TX54 to act as the RAB by getting input from them via a survey.

## **ATTACHMENT E: Progress Report**

The HCVPU has continued to make progress in numerous areas. An office has been established within the city limits of Brenham and is manned via a collaboration with the Workforce Center. Therefore, clients can address job and housing needs during visit. The Agency has established greater reliability with the sharing of a full-time financial staff member.

In addition, there have not been any major policy changes since the submission of the last plan.